

Local Market Update for December 2023

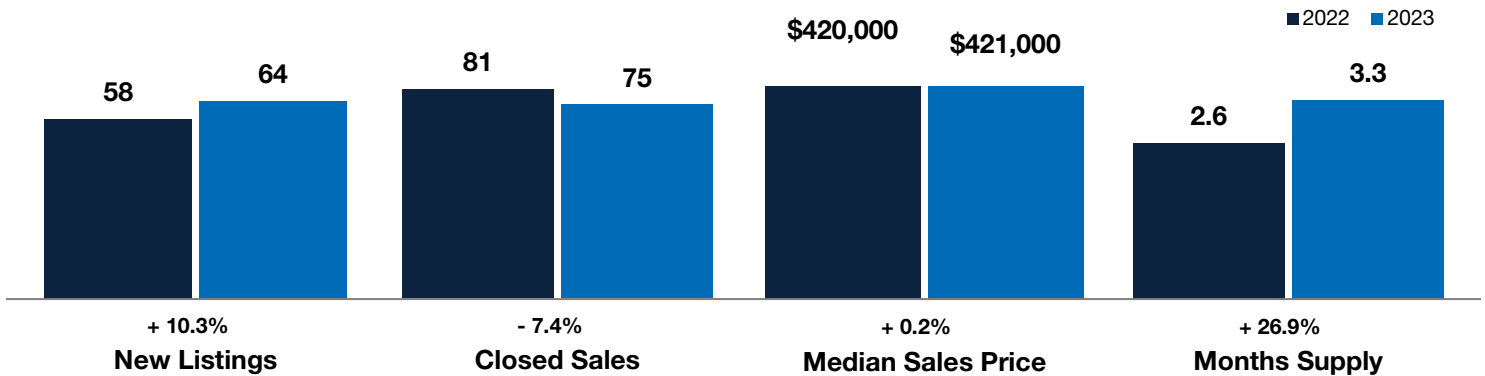
A RESEARCH TOOL PROVIDED BY THE UTAH ASSOCIATION OF REALTORS®

Cache County

Key Metrics	December			Year to Date		
	2022	2023	Percent Change	Thru 12-2022	Thru 12-2023	Percent Change
New Listings	58	64	+ 10.3%	1,903	1,669	- 12.3%
Pending Sales	67	61	- 9.0%	1,311	1,168	- 10.9%
Closed Sales	81	75	- 7.4%	1,349	1,160	- 14.0%
Median Sales Price*	\$420,000	\$421,000	+ 0.2%	\$430,250	\$420,000	- 2.4%
Average Sales Price*	\$445,644	\$469,769	+ 5.4%	\$473,998	\$454,978	- 4.0%
Percent of Original List Price Received*	93.7%	94.1%	+ 0.4%	98.2%	95.7%	- 2.5%
Days on Market Until Sale	59	67	+ 13.6%	31	64	+ 106.5%
Inventory of Homes for Sale	282	321	+ 13.8%	--	--	--
Months Supply of Inventory	2.6	3.3	+ 26.9%	--	--	--

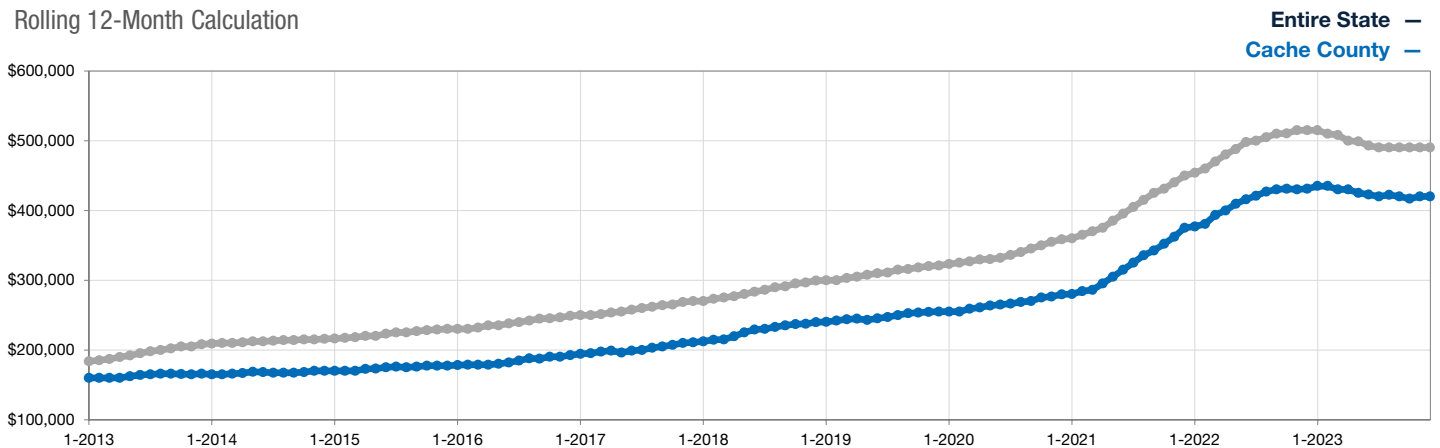
* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

December



Median Sales Price

Rolling 12-Month Calculation



A rolling 12-month calculation represents the current month and the 11 months prior in a single data point. If no activity occurred during a month, the line extends to the next available data point.